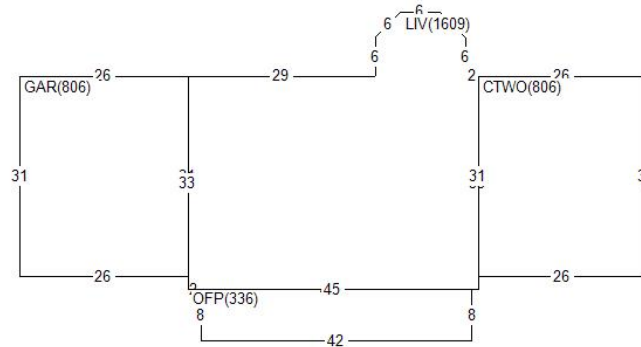


PART TAX LOT 11A OF SECTION 25 &
PART TAX LOT 3 OF SURVEY 771

WATERLOO IL 62298

Site Address: 002054 TROUT HOLLOW RD

BLDG # 1
 Style/Stories 2.0 2 Story
 Quality/Design C C-Average
 Building Use 0100 Single Fami
 Exterior Wall F Frame 2.0
 WALL % 100 100%
 Exterior Wall 1
 WALL 1% 000 N/A
 Crawl Sp. Adj
 Slab Adjustment
 Basement
 Combination F1 Frame/1.0
 Attic Area
 Heat/AC Adj AC Central Air
 Comb Ht/AC Adj AC1 Cent AC Cmb
 Fireplace 00 N/A
 Extra Fireplace 00 N/A
 Res Fixtures 0015 15 Fixtures
 Garage F Frame Garag
 Integral Garage
 Remodeling Adj 01 No Remodeli
 Actual Year Blt 2006
 Effect Year Blt 2006
 Cond/Desir/Util A Res CDU - A
 Township Multpl 06 TOWNSHIP #0
 Funct. Obs. % 000000
 Economic Obs. % 000020
 Observed Cond % 000000
 Obs. Cond. Code
 Combination A
 Comb A Ht/AC
 Unfin Low/Level
 Full Basement F Full Baseme
 # Of Bedrooms 03 Three Bedro
 Sq.Ft.Grd Area 2415



Land Value 58,200
 Misc Value 47,510
 Bldg Value 312,070
 Total Value 417,780
 Value By CAMA

RCN 439,533
 Pct Good 0.9100
 Obsol/Observed 0.2000
 Building Value 312,070

DOCUMENT #	DATE	QS	SALE PRICE
293925	0105	Q	15,000

PERMIT NO	TYPE	DATE	AMOUNT
13985	31	0116	
11350	01	0804	

Appraiser JB J. Brown
 Appr Date 08/05/22
 Use Code 0011 Imp. Farm
 NBHD 1900.10 FLD PLN 60-NEW
 L100 M100 B170

AREA	FLAT	EFF% E/AREA	ACT% A/AREA	EA/AA HEATED
LIV	1609	1.00	1609 1.00	1609 1609 1609
OFFP	336	1.00	336 1.00	336 336
GAR	806	1.00	806 1.00	806 806
CTWO	806	1.00	806 1.00	806 806

MISC BLDG CODE	DESC	LENGTH	WIDTH	UNITS	ADJ PRICE	EYB DT PCT	ADJUSTMENT	VALUE
1 1	OFFP Open Frame Porch	8.00	42.00	336.00	22.44	2006 A 9.00	1.00	6,860
2 1	BSMW Basement Walls	156.00	8.00	1248.00	7.11	2006 A 9.00	1.00	8,070
3 2	PS4C16 Pole Shd 4 Sde C	31.00	57.00	1767.00	14.83	2016 20 34.00	1.00	17,300
7 2	PSCFL Pole Shd Conc Fl	57.00	31.00	1767.00	3.65	2016 20 34.00	1.00	4,260
8 3	LTP Lean-to Pole	57.00	17.00	969.00	6.57	2016 20 34.00	1.00	4,200
9 3	AC Central Air	57.00	17.00	969.00	2.56	2016 20 34.00	1.00	1,640
LAND LUSE DESC	ZONING	UNITS TP	PRICE	ADJUSTMENT	CODE/FACTOR	ADJUSTMENT	VALUE	
1 CJ	County Road Cat. MA1	2.50 R	23280.16	TW 1.00	.00	.00 .00	58,200	

